



UNITED STATES ENVIRONMENTAL PROTECTION AGENCY
REGION II
290 BROADWAY
NEW YORK, NEW YORK 10007-1866

September 22, 2014

John M. Tanenbaum
Castle Bay Management Services, LLC., & Affiliated Companies
350 Theodore Fremd Avenue, Suite 210
Rye, New York 10580

Re: Piermont Dry Cleaners
Access to real property at 1309 Broadway, Hewlett, New York
[Nassau County Tax Map Section 42 Block 044, Lot 18]

Dear Mr Tanenbaum:

The United States Environmental Protection Agency Region II ("EPA") requests access to the real property at 1309 Broadway, Hewlett, New York ("Property"). According to publicly-available records, EPA believes that the Property, the Piermont Dry Cleaners, is owned by Mr. D.H. Kim, and that you are the property manager.

EPA requests such access as part of its investigation of the nature and extent of contamination associated with the Peninsula Boulevard Groundwater Plume Superfund Site ("Site"). The Site is an area of groundwater in Hewlett, New York that is contaminated by tetrachloroethylene, a dry cleaning fluid also known as "perc" or "PCE." EPA will undertake such investigation, and if necessary, any further response activities, pursuant to the Comprehensive Environmental Response, Compensation, and Liability Act, 42 U.S.C. §§ 9601-9675.

EPA needs access to the Property from approximately September 29, 2014 to March 30, 2015, but may require additional access thereafter.

Enclosed please find a consent form that, once executed, will provide EPA with access to the Property for the above purposes. Please review, sign, and return the form to EPA as soon as possible but not later than September 29, 2014. The signed form can be emailed to me at sosa.gloria@epa.gov, faxed to EPA at 212-637-4284, or mailed to me at 290 Broadway, 20th Floor, New York, New York 10007.

As you are aware, EPA has conducted several sampling events at the Piermont Dry Cleaners and the shopping mall where it is located. EPA has taken groundwater samples, soil-gas samples through the sub-slab of the basement and soil gas samples in the parking lot behind the shopping mall. The results of the analyses of these samples indicate that there is dry cleaning fluid present in that area and that EPA needs to better define the contamination in order to determine if the Piermont Dry Cleaners is one of the sources of the groundwater contamination.

If you have questions and comments regarding the consent form or the scope of the activities that will be undertaken by EPA at the Property, please contact me at 212-637-4283. Thank you for your immediate cooperation in this matter.

Sincerely yours,

A handwritten signature in black ink, appearing to read "GM Sosa", with a stylized flourish at the end.

Gloria M. Sosa
Remedial Project Manager
US Environmental Protection Agency

Enclosure



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CONSENT FOR ACCESS TO PROPERTY

Name and Address of Owner: **Piermont Dry Cleaners, 1309 Broadway, Hewlett, New York 11557**

Address of Property: **Piermont Dry Cleaners, 1309 Broadway, Hewlett, New York [Nassau County Tax Map Identification Number(s): Section 42 Block 044, Lot 18]**

- I consent to officers, employees, contractors, and authorized representatives of the United States Environmental Protection Agency ("EPA") entering and having continued access to the above-referenced real property ("Property" or "Properties") for the following purposes:
- Conducting geophysical surveys, monitoring, and sampling activities, particularly soil borings, soil-gas sampling and monitoring well installation;
- Performing other actions, as determined necessary by EPA, to assess the presence and extent of hazardous substances on the Property; and
- Taking any response action to address any release or threatened release of a hazardous substance, pollutant or contaminant which EPA determines may pose a threat to the public health or welfare or the environment.
- I understand that these actions may be taken by EPA pursuant to its response and enforcement authorities under the Comprehensive Environmental Response, Compensation, and Liability Act of 1980, as amended, 42 U.S.C. § 9601 et seq.
- I have the authority to grant access to the Property for the purposes described above.
- This written permission is given by me voluntarily with knowledge of my right to refuse and without threats or promises of any kind.

Date

Signature

Printed name

Title